

141.0

0005

0001.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

USE VALUE:

1,023,600 / 1,023,600

ASSESSED:

1,023,600 / 1,023,600


Patriot
 Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
6-8		PINE RIDGE RD, ARLINGTON

OWNERSHIP

Owner 1:	AYLWARD MARGARET	Unit #:	
Owner 2:	CORBETT RITA M		
Owner 3:			

Street 1: 6 PINE RIDGE ROAD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		Own Occ: Y
Postal: 02476		Type:	

PREVIOUS OWNER

Owner 1:	AYLWARD MARGARET C -
Owner 2:	-

Street 1: 6 PINE RIDGE ROAD

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		
Postal: 02476		Type:	

NARRATIVE DESCRIPTION

This parcel contains 4,900 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1922, having primarily Wood Shingle Exterior and 2862 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 1 HalfBath, 10 Rooms, and 4 Bdrooms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4900		Sq. Ft.	Site		0	80.	1.16	9									453,599						453,600	

IN PROCESS APPRAISAL SUMMARY

Legal Description							User Acct
							90868
							GIS Ref
							GIS Ref
							Insp Date
							06/09/18

PREVIOUS ASSESSMENT

Parcel ID								
141.0-0005-0001.A								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	104	FV	564,600	5300	4,900.	453,600	1,023,500	1,023,500
2019	104	FV	415,300	5300	4,900.	425,300	845,900	845,900
2018	104	FV	415,300	5300	4,900.	351,500	772,100	772,100
2017	104	FV	389,600	5300	4,900.	323,200	718,100	718,100
2016	104	FV	389,600	5300	4,900.	294,800	689,700	689,700
2015	104	FV	347,400	5300	4,900.	289,200	641,900	641,900
2014	104	FV	347,400	5300	4,900.	268,800	621,500	621,500
2013	104	FV	361,400	5300	4,900.	255,700	622,400	622,400

SALES INFORMATION

TAX DISTRICT							PAT ACCT.						
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes			
AYLWARD MARGARET	46960-497		2/13/2006	Family		99	No	No					
AYLWARD RICHARD	22048-526		5/20/1992				No	No	A				

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/13/2017	1642	Redo Bat	2,500	C				
8/1/2017	970	Porch	8,000	C				

ACTIVITY INFORMATION

Date	Result	By	Name
6/9/2018	MEAS&NOTICE	HS	Hanne S
2/3/2009	Entry Denied	372	PATRIOT
11/16/1999	Meas/Inspect	243	PATRIOT
5/1/1990		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA / / /

